



**Speckled Wood Close, Attleborough NR17 1GS**

**welcome to**

**Speckled Wood Close, Attleborough**

**\*\* A MUST-SEE PROPERTY\*\*** This three-bedroom semi-detached home is located on the outskirts of Attleborough yet within reach of local amenities including schools and road and rail links. Don't hesitate and call us today to arrange a viewing on this fantastic home!



### **Entrance Hall**

Tiled floor for easy clean, double glazed door to front, consumer unit and doors to downstairs cloak room, sitting room, with under stairs storage space and cupboard, spotlights.

### **Cloakroom**

Fitted with WC, wash hand basin and tiled flooring, spotlights.

### **Kitchen/ Dining**

11' 3" x 10' 5" ( 3.43m x 3.17m )

Fitted kitchen with a selection on matching base level and wall mounted storage units, and a selection of built in appliances comprising off Fridge/Freezer, Dishwasher and Washing machine. gas hob with splash back and extractor and electric oven. Space for a dining table, double glazed window to front, radiator and cupboard housing boiler, spotlights.

### **Sitting Room**

15' 6" x 12' 11" ( 4.72m x 3.94m )

With fitted carpet, radiator & double-glazed French doors to conservatory, spotlights.

### **Conservatory**

8' 1" x 10' 7" ( 2.46m x 3.23m )

Tiled floors, French doors to rear garden & electric heater.

### **Master Bedroom**

11' 3" x 9' 9" ( 3.43m x 2.97m )

With fitted carpet, built in wardrobes, radiator, and double-glazed windows to front, spotlights.

### **En-Suite**

With shower cubicle, hand wash basin, WC, heated towel rail, fully tiled, and double-glazed frosted window to front, spotlights.

### **Bedroom 2**

10' 10" x 8' 8" ( 3.30m x 2.64m )

With fitted carpet, built in wardrobes, radiator, and double-glazed windows to the rear, spotlights.

### **Bedroom 3**

12' 2" x 6' 7" ( 3.71m x 2.01m )

With fitted carpet, double glazed window to rear and one radiator, spotlights.

### **Family Bathroom**

Fitted with a bath, WC and hand wash basin, fully tiled walls, heated towel rail and extractor fan, spotlights.

### **Enclosed Rear Garden**

Mainly laid to lawn with patio area, outside tap, selection of plants, shrubs, trees, and flowers. & side gate leading to driveway and garage.

### **Single Garage**

9' 9" x 17' ( 2.97m x 5.18m )

Single garage with up and over door & light and electric supply,

### **Driveway Parking**

Driveway parking for up to three cars

### **Front Garden**

Path leading to the front door.



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welcome to

## Speckled Wood Close, Attleborough

- Semi-Detached Three Bedroom
- Master with En-suite
- \*\*\* Viewing High Recommended! \*\*
- Modern Kitchen with a selection of Integral Appliances.
- Within reach of Local amenities and schools.

Tenure: Freehold EPC Rating: B

offers in the region of

**£315,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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Property Ref:  
ATB109186 - 0008

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